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ABSTRACT

Pursuant to Florida educational legislation, this report presents findings of an educational plant survey conducted in February 1993 at Tallahassee Community College (TCC). The report is designed to aid the formulation of plans for housing the educational program, student population, faculty, administrators, staff, and ancillary services of the college for the ensuing 5-year period. Sections 1, 2, and 3 provide background information on the plant survey team, procedural policies, and the cooperative process used in conducting plant surveys in the Florida community college system. Section 4 presents a historical overview of TCC, including its major purposes, goals, and policies as they relate to the capital improvements program. Section 5 analyzes the student population and projects enrollment for the 5-year period, while section 6 highlights the program, service, and facility needs of TCC. Section 7 provides an inventory of existing sites and facilities, including a table of existing satisfactory student stations and space used by faculty, and a discussion of instructional and auxiliary facilities. Section 8 provides a plan for housing programs, students, and services, and section 9 features an analysis of capital outlay finances, including revenue sources for capital outlay. The final section offers recommendations for specific construction, remodeling, and renovating plans, as well as data on site acquisition, development, and improvement needs and costs for the main campus, totaling $70,327,220. (MAB)

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ED357787

EDUCATIONAL PLANT SURVEY

TALLAHASSEE COMMUNITY COLLEGE

February 1 - 5, 1993

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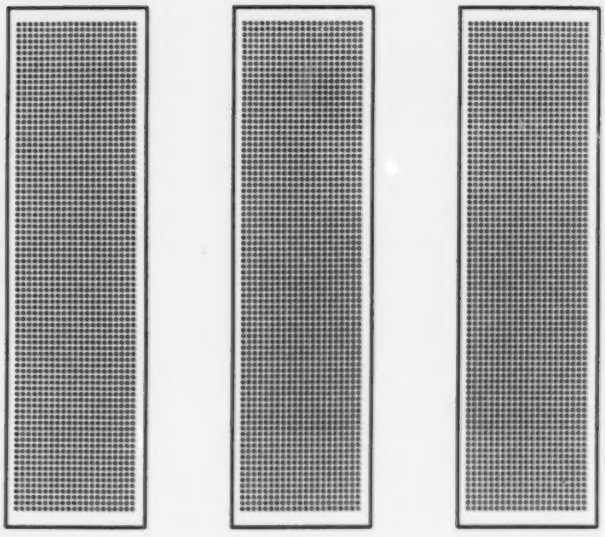

SECTION 1

EDUCATIONAL PLANT

SURVEY

TEAM

Team members: Persons serving on the educational plant survey for Tallahassee Community College were from the Department of Education, Office of Educational Facilities.

Dr. Baxter B. Wright
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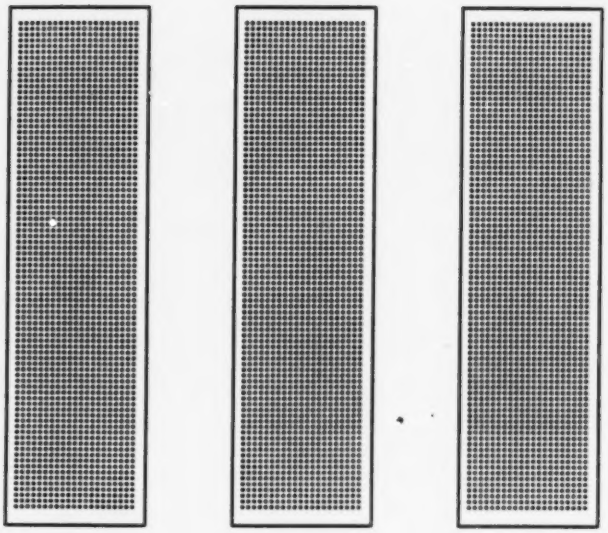


SECTION 2

PREFACE

An educational plant survey is a systematic study and evaluation of existing educational plants and the determination of future educational plant needs with respect to provision of appropriate facilities for accommodating educational programs and services for students. At least every five years, each Florida community college district board of trustees arranges for a districtwide educational plant survey pursuant to requirements in Section 9(d) of Article XII of the State Constitution, as amended, and Section 235.15, Florida Statutes (F.S.). The purpose of the survey is to aid the formulation of plans for housing the educational program, student population, faculty, administrators, staff, and auxiliary and ancillary services of the college for the following five-year period.

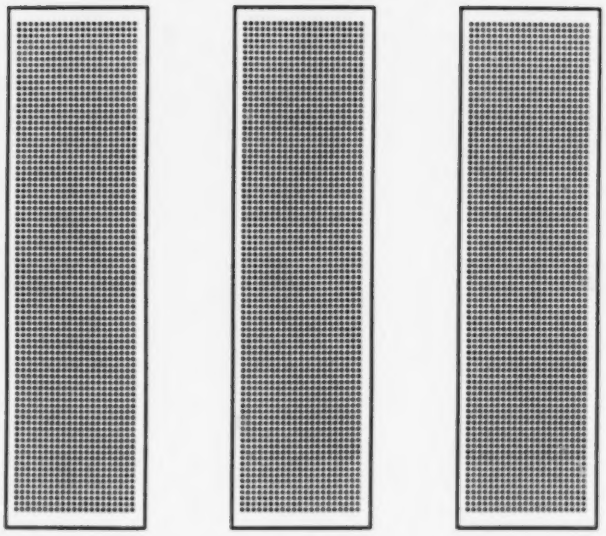
This publication, prepared for the District Board of Trustees of Tallahassee Community College, is the report of findings of the educational plant survey for Tallahassee Community College conducted February 1 - 5, 1993. The report contains recommendations for the educational plants of the college for the period from February 5, 1993 through June 30, 1998. The recommendations herein supersede all previous survey recommendations not implemented as of February 5, 1993, by either execution of a construction contract or issuance of a purchase order.

The findings and recommendations contained in this survey report enable the Board of Trustees to accomplish certain responsibilities with which it is vested: adoption of a proposed long-range plan for educational plants and auxiliary and ancillary facilities under Section 235.16, F.S.; adoption of a capital outlay budget as part of the college annual budget under Section 235.18, F.S.; submission to the Commissioner of Education of a three-year plan and data required for development of the annual legislative capital outlay budget request under Section 235.41, F.S.; use of state capital

outlay funds for payment for capital outlay projects under Rule 6A-2.0204(4), Florida Administrative Code (FAC); and formulation of a proposed building program and its submission in the form of a project priority list through the Office of Educational Facilities to the State Board of Education for approval under Rule 6A-2.0207, FAC, with the order of priority for expenditure of funds established in accordance with Rule 6A-2.0206, FAC.

Additionally, the survey report serves to satisfy the requirement of Section 240.327 (1), F.S., that the need for community college facilities be established by a survey. Finally, pursuant to Section 235.435(4)(a), F.S., all remodeling, renovation, and new construction projects included in the three-year priority list for legislative funding, prepared by the State Board of Community Colleges for the capital outlay budget request, must have been recommended by a survey.

The survey team gratefully acknowledges the contributions of time, effort, and expertise made by everyone who participated in the survey process: members of the faculty, staff, and administration at Tallahassee Community College and staff of the Department of Education.



SECTION 3

INTRODUCTION TO THE EDUCATIONAL PLANT SURVEY

The educational plant survey is the initial planning phase for providing public educational plants in the State of Florida. Careful planning contributes to appropriate housing of educational programs and services for students and to the wise expenditure of public funds. The educational plant survey is established in the Constitution of the State of Florida and the Statutes of Florida.

Statutory Foundations: The statutory foundations for educational plant surveys are described below.

Legal Basis: The legal basis for the educational plant survey is established in Section 235.15, Florida Statutes:

> Educational plant survey required.--At least every 5 years, each board, including the Board of Regents, shall arrange for an educational plant survey, to aid in formulating plans for housing the educational program and student population, faculty, administrators, staff, and auxiliary and ancillary services of the district or campus. Before the educational plant survey of a school district or community college that delivers vocational or adult education programs, the Division of Vocational, Adult, and Community Education shall establish and transmit to the Office of Educational Facilities documentation of the need for additional vocational and adult education programs and the continuation of existing programs before facility construction or renovation related to vocational or adult education may be included in the education plant survey. Information used by the Division of Vocational, Adult, and Community Education to establish facility needs must include, but need not be limited to, labor market data, needs analysis, and information submitted by the school district or community

college. Each survey shall be conducted by the Department of Education or an agency approved by the commissioner. Surveys conducted by agencies other than the Department of Education shall be reviewed and approved by the commissioner. The survey report shall include at least an inventory of existing educational and ancillary plants; recommendations for existing educational and ancillary plants; recommendations for new educational or ancillary plants, including the general location of each; and such other information as may be required by the rules of the State Board of Education. An official copy of each survey report shall be filed by the board with the office. This report may be amended, if conditions warrant, at the request of the board or commissioner.

Definition: Educational plant survey means a systematic study of present educational and ancillary plants and the determination of future needs to provide an appropriate educational program and services for each student.

Purpose: The purpose of a community college educational plant survey is to aid the Board of Trustees in formulating plans for housing the educational program and student population, faculty, administrators, staff, and auxiliary and ancillary services of the college district for the following five-year period.

Requirement: At least every five years, each Board of Trustees shall arrange for an educational plant survey,

Alternative Methods: An educational plant survey shall be conducted either by the Department of Education or by an agency approved by the Commissioner of Education. Surveys conducted by agencies other than the Department of Education shall be reviewed and approved by the Commissioner.

Status of Prior Surveys: A new educational plant survey shall supersede, as of the date it is conducted, all previous survey recommendations which have not been implemented either by execution of a construction contract or issuance of a purchase order.

Amendment of Current Survey: The current survey may be amended during the projected period if conditions appear to justify a change in the projected building construction program by request for a supplementary survey made by the Board of Trustees or the Commissioner of Education.

Written Report: A written report containing the findings of the educational plant survey and recommendations for housing the educational programs and projected student population of the college shall be made to the Board of Trustees. An official copy of each survey report shall be filed by the Board with the Office of Educational Facilities.

Procedural Policies: Procedural policies incorporated in the educational plant survey process for community colleges are explained below.

Student Enrollment Projections: The survey uses five-year capital outlay full-time-equivalent student enrollment projections developed by the Division of Community Colleges, Department of Education. The distribution of these projections by site is furnished by the college.

Educational Programs: The survey formulates a plan for housing the programs and services provided by the college. The Board of Trustees determines what programs and services are offered. The regional coordinating council for vocational education, adult general education, and community instructional services makes recommendations related to vocational programs to the Board of Trustees.

Program Facility Lists: Survey evaluation and planning are conducted with reference to program facility lists prepared through cooperative efforts of college staff and the Office of Educational Facilities. The lists are based on size of space and occupant design criteria included in the Florida Administrative Code for programs and services approved by the Board of Trustees, as well as special needs of the college.

Facilities Inventory: The survey uses the information about existing educational plants carried in computerized state inventory files containing data for sites, facilities, and rooms. The inventory is validated through cooperative efforts of college staff and the Office of Educational Facilities.

Student Stations: The survey counts capacity carrying student stations that are satisfactory and designates which stations are unsatisfactory.

Space Utilization: Survey evaluation and planning are conducted with regard to standard utilization criteria for instructional spaces. Criteria for classrooms are: 65 hours of room use per week, Monday through Saturday; 90 percent rate of room occupancy; 55 percent rate of station occupancy for sites with up to 2500 capital outlay full-time-equivalent student enrollment (CO-FTE) and 60 percent rate of station occupancy for sites with 2500 or greater CO-FTE; and 13 average weekly contact hours per CO-FTE.

Standards for vocational laboratories are: 36 hours of room use per week; 68 percent rate of station occupancy; and 12 average weekly contact hours per vocational CO-FTE. Standards for nonvocational laboratories are: 21 hours of room use per week for sites with up to 2500 CO-FTE and 24 hours of room use per week for sites with 2500 or greater CO-FTE; 80 percent rate of station occupancy; and four average weekly contact hours per nonvocational CO-FTE.

Recommendations: The survey makes recommendations for site acquisition, development, and improvement, remodeling, renovation, and new construction for sites and facilities owned by the college. Standard recommendations are included for provision of custodial services facilities, provision of sanitation facilities, correction of safety deficiencies, modification for compliance with handicap standards, replacement of defective roofs, and purchase of equipment.

Recommendations for leased sites and facilities are made in accordance with the provisions of Sections 235.055 and 235.056, F.S., and Rule 6A-2.029, FAC. Recommendations pertaining to new campuses, centers, and sites are considered only after a proposal for establishment submitted by the college has been recommended by the State Board of Community Colleges as well as the Postsecondary Education Planning Commission and approved by the State Board of Education.

State Funds: Survey recommendations establish need for capital outlay projects; they do not imply automatic availability of funds to pay for projects. Information about state funds for public education capital outlay projects and about eligibility for expenditure is found in Section 9(a)(2) and Section 9(d) of Article XII of the State Constitution, as amended, Chapter 235 and Chapter 240 of the Florida Statutes, and Rule 6A-2 of the Florida Administrative Code.

Cooperative Process: An educational plant survey conducted for a district Board of Trustees by the Department of Education is accomplished through cooperative efforts of the college administration and staff of the Office of Educational Facilities. The steps in the cooperative survey process are listed below.

1. The Board of Trustees requests, by resolution, that the Department of Education conduct a survey to determine the status and needs of the educational plants of the college district.

2. The director of the Educational Facilities Planning and Evaluation Section (Planning and Evaluation), Office of Educational Facilities, schedules the survey, appoints the survey director, and assigns survey staff from the Department of Education.

3. The college president appoints the survey coordinator for the college.

4. The survey director and other Planning and Evaluation staff are available for consultation and service to the college throughout the survey process.

5. The survey director gives the five-year capital outlay full-time-equivalent student enrollment projections developed by

the Division of Community Colleges to the survey coordinator. College staff distribute the projections by site.

6. The Board of Trustees receives recommendations related to vocational programs from the Division of Vocational, Adult and Community Education. The Board of Trustees establishes the educational programs to be provided by the college during the five-year period of the survey.

   College staff list the programs, indicating which ones the board wishes to continue, expand, initiate, and delete. Based on program decisions of the board, together, college administrators and staff and Planning and Evaluation staff prepare program facility lists for each campus, center, and special purpose center.

7. College staff furnish site plans and building schematics for all sites and facilities owned by the college and for those leased for more than one year. Together, college staff and Planning and Evaluation staff validate and correct data for sites, facilities, and rooms carried in the computerized state inventory files as well as the site plans and building schematics.

8. College administrators and staff prepare lists for each site of needs identified by the college for site acquisition, development, and improvement, remodeling, renovation, and new construction. Outdoor physical education facilities are included under site improvement. Items may be included for projects in the planning stage for which an architect is employed but no construction contract has been executed.

   Items for remodeling and renovation contain specific information: building number and name; room numbers; current functions of spaces, use codes, square footage, and student stations; as well as needed functions of spaces, use codes, square footage, and student stations. Items for new construction specify needed functions of spaces, use codes, net and gross square footage, and student stations.

   Cost estimates are provided for items for site acquisition, development, and improvement; they may be furnished for other items as well. Cost estimates for survey recommendations involving building square footage are based on cost figures for the college used in the legislative capital outlay budget request for the fiscal year in which the survey is conducted. The survey director can provide these cost figures to the survey coordinator.

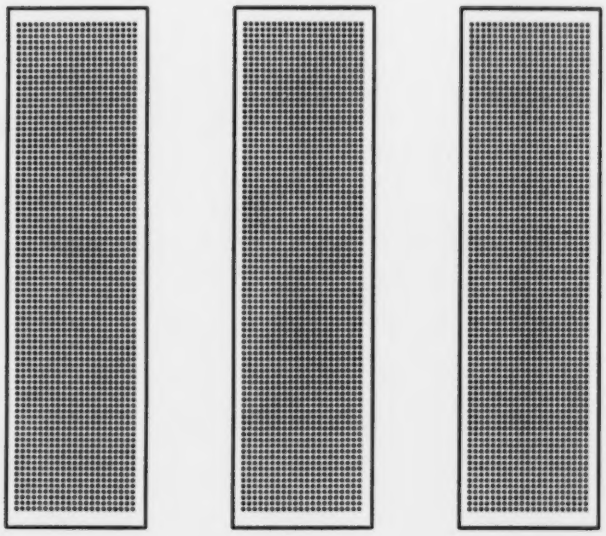
9. College staff prepare a survey workbook for use by survey staff during the educational plant survey. The workbook contains documentation related to items 5, 6, 7, and 8, above. It also contains general background information about the college and is supplemented with a current catalogue.

   A copy of the workbook is provided for each survey staff member. One copy, along with the catalogue, is given to the survey director at least ten days before the opening date of the survey. The other copies may be distributed to survey staff at the beginning of the survey.

10. The college finance officer furnishes the survey director with particular financial information pertaining to state board of education bond issues and certain debt requirements, capital outlay expenditures by fund source, and capital outlay expenditures by project type.

11. The survey director and staff conduct the educational plant survey on site in the college district. They visit and evaluate all existing sites and facilities. They study and analyze all available information relevant to educational and ancillary plant needs. They discuss needs with college administrators and staff. Finally, they develop recommendations to provide for the needs.

12. The survey director, aided by survey staff, prepares the written report of findings and recommendations for the Board of Trustees. An official copy is filed with the Office of Educational Facilities.



SECTION 4

OVERVIEW OF THE COLLEGE

The goal of the educational plant survey is to assist the college by developing a plan for housing the programs and services provided by the college. Educational plant needs are the focus of the survey. It also helps to have a general understanding of the college. The following information was provided by the college.

Historical Prospective: Tallahassee Junior College was established by the Florida Legislature in 1965 to serve the postsecondary education needs of persons living in the area comprised of three contiguous counties; Gadsden, Leon and Wakulla. Initially the college was governed by the Leon County Board of Public Instruction. While the original buildings were under construction, the college shared facilities with Amos P. Godby High School, located approximately three miles east of the campus.

When the college opened in 1966, 698 students were enrolled. The following year there were 1,298 students and by the third year enrollment had increased to 1,718. The rapid growth dramatically answered the question of whether or not there was a need for the college.

On July 1, 1969, in accordance with an act passed by the 1968 Legislature, an independent junior college district was established with governance by a board of trustees appointed by the governor. Members of the Tallahassee Junior College District Board of Trustees represented the three counties of the district. During 1970, the name was changed to Tallahassee Community College which the board believed was more in keeping with the multifaceted educational mission of the college.

Mission Statement: Tallahassee Community College is a public, equal access institution governed by a local Board of Trustees under statutory authority and rules of the Florida State Board of Education and the Florida State Board of Community Colleges. Its mission is to provide:

Academic programs that award an Associate of Arts degree;

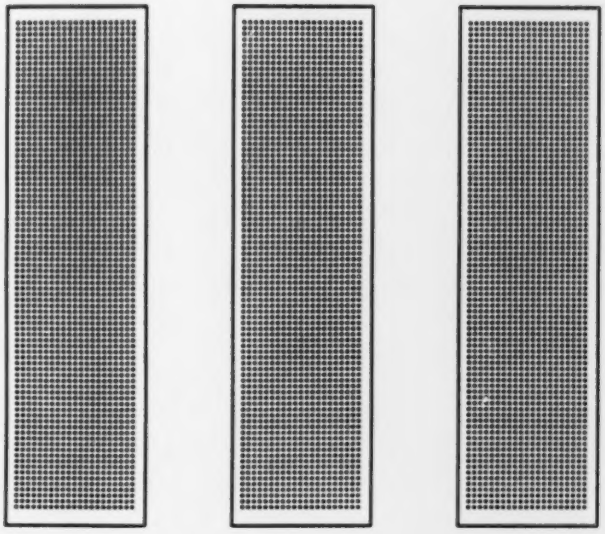
Technical/vocational programs that award an Associate of Science degree and professional certificates;

Courses and special programs to retrain and upgrade employment skills;

Preparatory instruction for students needing academic development to succeed in college-level work;

Continuing education and community service programs which address special education, community development, cultural, and economic needs.

Student, business and planning/information services that support and supplement the instructional programs.



SECTION 5

ANALYSIS

OF

STUDENT POPULATION

College Service Area: Tallahassee Community College serves the geographic district of the state comprised of Gadsden, Leon and Wakulla counties only. Because it is a non-residential college, the great majority of the student populations lives in the college district.

Student Enrollment of College: Student enrollment was the single most important factor considered by the survey team in making decisions related to planning square footage size and total amount of facilities. The unit of enrollment used in the survey was the capital outlay full-time-equivalent student (CO-FTE). It represents a student enrolled full time for fall, spring, and summer semesters during the academic year in classes taught in college-owned facilities. The level of enrollment used was the number of CO-FTE projected for the fifth year beyond the fiscal year in which the survey was conducted. The CO-FTE projections were separated according to vocational and nonvocational enrollments. Furthermore, they were distributed by site to enable appropriate planning for particular needs of each campus of the college. Collegewide CO-FTE projections are displayed in **Exhibit 310: Full-Time Equivalent Student Enrollment.** Distribution among sites is shown in **Exhibit 320: Distribution of Projected FTE Enrollment.**

The method for computation and distribution deserves note. Each year the college submits a report of actual full-time-equivalent student enrollment (FTE) to the Bureau of Information Systems, Division of Community Colleges. Using the last five years of actual FTE data along with general population figures for the college district, the Bureau projects both annual and capital outlay FTE for the next six-year period. The difference between annual FTE and CO-FTE equates to the deletion of courses using

unowned space not requiring permanent facilities. Finally, using CO-FTE projections computed by the Bureau, the college distributes collegewide vocational and nonvocational CO-FTE among sites based on local expectation for the enrollment pattern throughout the district.

Exhibit 310

College: TALLAHASSEE COMM COLLEGE

COMPUTATION OF PROJECTIONS FOR COLLEGEWIDE CAPITAL OUTLAY FULL-TIME-EQUIVALENT STUDENT ENROLLMENT

ITEM	1993-94	1994-95	1995-96	1996-97	1997-98
TOTAL CAPITAL OUTLAY FTE PROJECTIONS	5,767	6,178	6,594	7,014	7,434
NONVOCATIONAL FTE:					
* Annual FTE	5,092	5,455	5,822	6,193	6,564
Less: FTE Not Req Perm Facilities	0	0	0	0	0
Adjusted Annual FTE Projection	5,092	5,455	5,822	6,193	6,564
VOCATIONAL FTE:					
* Annual FTE	675	723	772	821	870
Less: FTE Not Req Perm Facilities	0	0	0	0	0
Adjusted Annual FTE Projection	675	723	772	821	870

SOURCE: Department of Education, Division of Community Colleges, Bureau of Information Systems, "Computation of Four Quarter Average FTE for the Capital Outlay Formula Budget", September 02, 1992.

* Capital outlay full-time-equivalent student enrollment, 1997-98, projected.

Exhibit 320

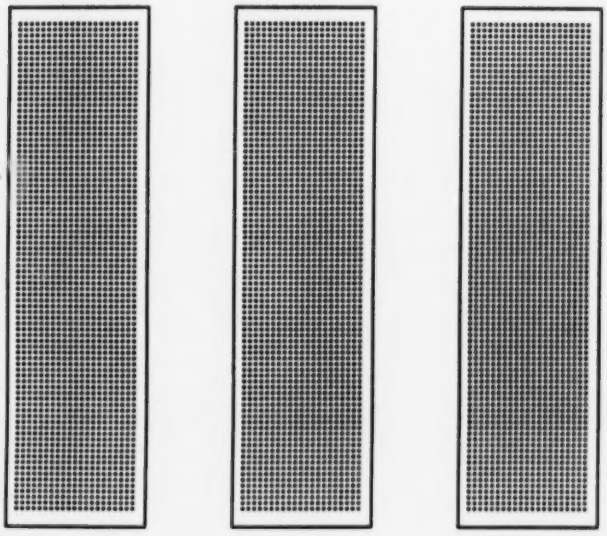
College: TALLAHASSEE COMM COLLEGE

DISTRIBUTION OF 1997-98 PROJECTION FOR CAPITAL OUTLAY
FULL-TIME-EQUIVALENT STUDENT ENROLLMENT BY SITE

CAMPUS	NON-VOCATIONAL CO-FTE	VOCATIONAL CO-FTE	TOTAL CO-FTE *	PERCENT COLLEGE FTE
TOTAL CAPITAL OUTLAY FTE FOR COLLEGE	6,564	870	7,434	100.00%
Site : No. 1 Main Campus	6,479	870	7,349	98.86%
Site : No. 2 Gadsden Center	85	0	85	1.14%

SOURCE: Capital Outlay FTE Projections furnished by college as of September 02, 1992.

* Capital outlay full-time-equivalent student enrollment, 1997-98, projected.



SECTION 6

PROGRAMS, SERVICES AND FACILITY NEEDS

Under the provisions of Section 240.319(3)(b), F.S., and Rule 6A-14.0247(3), FAC, the community college Board of Trustees has responsibility for establishing the programs and services provided by the college. The supportive role of the educational plant survey is to formulate a plan for housing the programs and services offered. The survey team developed a comprehensive five-year plan for appropriately accommodating the educational program, student population, faculty, administrators, staff, and auxiliary and ancillary services of the college.

A program facility list, or model of need, was prepared for each officially designated site. The development process involved participation by college administrators and key personnel representing vocational and nonvocational program areas, in consultation with staff of the Educational Facilities Planning and Evaluation Section, Office of Educational Facilities, and with reference to size of space and occupant design criteria provided in Rule 6A-2.032, FAC. In addition to detailed requirements for instructional programs, the list prescribed aggregate square footages for auxiliary and ancillary services classified according to physical education, library, audiovisual, auditorium/exhibition, student services, office, and institutional support services. The program facility lists for Tallahassee Community College are presented by site in **Exhibit 130: Facilities List.**

College: TALLAHASSEE COMM COLLEGE — Year: 1997-98
Site : No. 1 Main Campus — Time: 03:55 PM
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	GRAND TOTALS - CLASSROOMS AND LABS					230,218	4,506
10000000	INSTRUCTIONAL SPACES						
10000000	GENERAL CLASSROOMS						
10000000	Classroom	25	25	625	109	68,125	2,725
	Storage, Material			75	109	8,175	
				700	218	76,300	
11000000	NONVOCATIONAL LABORATORIES						
11104000	BIOLOGICAL SCIENCES						
11104010	Biology Lab	22	55	1,210	5	6,050	110
	Storage, Material			125	5	625	
	Storage, Project			275	5	1,375	
				1,610	15	8,050	
11119000	PHYSICAL SCIENCES						
11119000	Physical Science Computer Lab	20	55	1,100	2	2,200	40
	Storage, Material			125	2	250	
	Storage, Project			175	2	350	
				1,400	6	2,800	
11119010	Physical Sciences Lab	20	55	1,100	2	2,200	40
	Storage, Material			125	2	250	
	Storage, Project			175	2	350	
				1,400	6	2,800	
11119020	Physics Lab	20	55	1,100	3	3,300	60
	Storage, Material			125	3	375	
	Storage, Project			175	3	525	
				1,400	9	4,200	
11119050	Chemistry Lab	20	55	1,100	4	4,400	80
	Storage, Material			125	4	500	
	Storage, Project			175	4	700	
				1,400	12	5,600	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
Time: 03:55 PM

ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
11119110	Astronomy/Meteorology Lab	20	55	1,100	1	1,100	20
	Storage, Material			125	1	125	
	Storage, Project			175	1	175	
				1,400	3	1,400	
11210000	FINE AND APPLIED ARTS						
11210010	Art Lab	20	50	1,000	1	1,000	20
	Kiln			60	1	60	
	Storage, Material			100	1	100	
	Storage, Project			175	1	175	
				1,335	4	1,335	
11210020	Art (Design) Lab	25	50	1,250	1	1,250	25
	Kiln			60	1	60	
	Storage, Material			100	1	100	
	Storage, Project			175	1	175	
				1,585	4	1,585	
11210020	Art (Graphics) Lab	20	50	1,000	1	1,000	20
	Kiln			60	1	60	
	Storage, Material			100	1	100	
	Storage, Project			175	1	175	
				1,335	4	1,335	
11210020	Art (Printmaking) Lab	20	50	1,000	1	1,000	20
	Kiln			60	1	60	
	Storage, Material			100	1	100	
	Storage, Project			175	1	175	
				1,335	4	1,335	
11210030	Art (History) Lab	20	50	1,000	1	1,000	20
	Storage, Material			100	1	100	
	Storage, Project			175	1	175	
				1,275	3	1,275	
11210041	Band Lab	30	35	1,050	1	1,050	15
	Ensemble			300	1	300	
	Practice, Music (1/40 students)			50	1	50	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
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ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	Practice, Music (1/40 students)			50	1	50	
	Practice, Music (1/40 students)			50	1	50	
	Reference			100	1	100	
	Storage, Instrument			400	1	400	
	Storage, Uniform			60	1	60	
				2,060	8	2,060	
11210041	Choral Lab	40	35	1,400	1	1,400	20
	Ensemble			300	1	300	
	Practice, Music (1/40 students)			50	1	50	
	Practice, Music (1/40 students)			50	1	50	
	Practice, Music (1/40 students)			50	1	50	
	Reference			100	1	100	
	Storage, Instrument			400	1	400	
	Storage, Uniform			60	1	60	
				2,410	8	2,410	
11210041	Choral/Band Lab	30	35	1,050	1	1,050	15
	Ensemble			300	1	300	
	Practice, Music (1/40 students)			50	1	50	
	Practice, Music (1/40 students)			50	1	50	
	Practice, Music (1/40 students)			50	1	50	
	Reference			100	1	100	
	Storage, Instrument			400	1	400	
	Storage, Uniform			60	1	60	
				2,060	8	2,060	
11210070	Dramatic Arts Lab	20	40	800	1	800	20
	Storage, Material			100	1	100	
				900	2	900	
11210080	Dance Studio Lab	15	40	600	1	600	15
	Storage, Material			100	1	100	
				700	2	700	
11210100	Cinematography Lab	20	50	1,000	1	1,000	20
	Storage, Material			100	1	100	
				1,100	2	1,100	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
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ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
11210110	Photography Lab	15	50	750	2	1,500	30
	Storage, Material			100	2	200	
	Storage, Project			175	2	350	
				1,025	6	2,050	
11311000	LETTERS AND FOREIGN LANGUAGES						
11311010	Foreign Languages Lab	20	40	800	2	1,600	40
	Storage, Material			100	2	200	
				900	4	1,800	
11000000	OTHER PROGRAMS						
11000000	Academic Support (Tutor/Test)	20	25	500	1	500	20
	Storage, Material			75	1	75	
				575	2	575	
11000000	Student Computer Terminal Room	20	45	900	1	900	0
	Storage, Material			100	1	100	
				1,000	2	1,000	
11315060	Speech Lab	20	25	500	1	500	20
	Storage, Material			75	1	75	
				575	2	575	
11505020	Computer (Accounting) Lab	20	45	900	1	900	20
	Storage, Material			100	1	100	
				1,000	2	1,000	
11607010	Computer and Infor Science Lab	20	45	900	4	3,600	80
	Storage, Material			100	4	400	
				1,000	8	4,000	
11617010	Math Lab	20	25	500	2	1,000	40
	Storage, Material			75	2	150	
				575	4	1,150	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
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ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
11806010	Communications Lab	15	45	675	1	675	15
	Storage, Material			100	1	100	
				775	2	775	
11806020	Journalism Lab	15	45	675	1	675	15
	Storage, Material			100	1	100	
				775	2	775	
11806030	Radio/TV Lab	15	45	675	1	675	15
	Storage, Material			100	1	100	
				775	2	775	
11813010	Home Economics Lab	15	80	1,200	1	1,200	15
	Storage, Material			125	1	125	
	Storage, Project			175	1	175	
				1,500	3	1,500	
11814010	Law Lab	15	25	375	1	375	15
	Storage, Material			75	1	75	
				450	2	450	
11849000	Interdisciplinary Lab	20	55	1,100	1	1,100	20
	Storage, Material			100	1	100	
	Storage, Project			150	1	150	
				1,350	3	1,350	
11900000	General Transfer Lab	20	25	500	1	500	20
	Storage, Material			75	1	75	
				575	2	575	
13100000	DEVELOPMENTAL EDUCATION						
13100000	Learning Lab	15	45	675	2	1,350	30
	Storage, Material			100	2	200	
				775	4	1,550	
13100000	Math Lab	20	45	900	5	4,500	100

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
Time: 03:55 PM

ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	Storage, Material			100	5	500	
				1,000	10	5,000	
13100000	Reading Lab	20	45	900	5	4,500	100
	Storage, Material			100	5	500	
				1,000	10	5,000	
13100000	Writing Lab	15	45	675	5	3,375	75
	Storage, Material			100	5	500	
				775	10	3,875	
13100000	Developmental Lab	15	45	675	1	675	15
	Storage, Material			100	1	100	
				775	2	775	
13100000	Study Skills Lab	15	45	675	1	675	15
	Storage, Material			100	1	100	
				775	2	775	
13100000	College Prep Lab	15	45	675	2	1,350	30
	Storage, Material			100	2	200	
				775	4	1,550	
13100000	Multi-Skills Lab	15	45	675	2	1,350	30
	Storage, Material			100	2	200	
				775	4	1,550	
13100000	Academic Resource Lab	20	45	900	1	900	20
	Storage, Material			100	1	100	
				1,000	2	1,000	
12000000	VOCATIONAL/TECHNICAL LABORATORIES						
12000000	RESOURCE SPACE						
12000000	IMTS Lab	60	47	2,820	1	2,820	0
	Classroom, Related Instruction			525	1	525	
	Testing			250	1	250	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
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ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	Reception			360	1	360	
				3,955	4	3,955	
12300000	HEALTH OCCUPATIONS EDUCATION						
12300000	DENTAL						
12301020	Dental Hygiene (Assoc Degr) Lab	25	95	2,375	2	4,750	50
	Classroom, Related Instruction			525	2	1,050	
	Darkroom			60	2	120	
	Lockers, Faculty			90	2	180	
	Lockers, Student			360	2	720	
	Operations			360	2	720	
	Reception			360	2	720	
	Storage, Material			125	2	250	
	X-Ray			135	2	270	
				4,390	18	8,780	
12303000	NURSING						
12303010	Nursing Lab (RN)	12	158	1,896	4	7,584	48
	Classroom, Related Instruction			525	4	2,100	
	Storage, Material			300	4	1,200	
	Lockers, Student			180	4	720	
	Reception			135	4	540	
	Reference			360	4	1,440	
	Conference			225	4	900	
				3,621	28	14,484	
12309000	MISCELLANEOUS HEALTH EDUCATION						
12309030	Inhalation Therapy Lab	15	80	1,200	1	1,200	15
	Classroom, Related Instruction			525	1	525	
	Lockers, Student			180	1	180	
	Maintenance			180	1	180	
	Reception			135	1	135	
	Storage, Material			300	1	300	
				2,520	6	2,520	
12309031	Respiratory Therapist Lab	15	80	1,200	2	2,400	30
	Classroom, Related Instruction			525	2	1,050	
	Lockers, Student			180	2	360	
	Maintenance			180	2	360	
	Reception			135	2	270	

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
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ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	Storage, Material			300	2	600	
				2,520	12	5,040	
12309070	Emerg Med Tech (Paramedic) Lab	15	88	1,320	2	2,640	30
	Classroom, Related Instruction			525	2	1,050	
	Storage, Material			250	2	500	
	Telemetry			1,080	2	2,160	
				3,175	8	6,350	
12500000	BUSINESS EDUC/OFFICE OCCUPATIONS						
12502000	BUSINESS DATA PROC SYSTEMS						
12502000	Bus Data Proc Lab	15	63	945	3	2,835	45
	Classroom, Related Instruction			525	3	1,575	
	Storage, Material			100	3	300	
				1,570	9	4,710	
12503000	FILING, OFF MACH, & GEN OFF CLER						
12503000	Clerical Occ Lab	20	52	1,040	1	1,040	20
	Storage, Material			100	1	100	
				1,140	2	1,140	
12507000	STENOGRAPHIC AND SECRETARIAL						
12507000	Sec'y Occupations Lab	24	58	1,392	2	2,784	48
	Storage, Material			100	2	200	
				1,492	4	2,984	
12507060	Sec'y Occup Lab-Court Reporting	20	58	1,160	1	1,160	20
	Storage, Material			100	1	100	
				1,260	2	1,260	
12507070	Word Processing Lab	20	70	1,400	2	2,800	40
	Storage, Material			100	2	200	
				1,500	4	3,000	
12600000	TRADE AND INDUSTRIAL OCCUPATIONS						
12610000	CONSTRUCTION & MAINTENANCE						
12610120	Civil Engineering Tech Lab	20	93	1,860	1	1,860	20

College: TALLAHASSEE COMM COLLEGE
Site : No. 1 Main Campus
Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

Year: 1997-98
Time: 03:55 PM

ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	Material Testing			900	1	900	
	Soils and Concrete			900	1	900	
	Storage, Material			350	1	350	
				4,010	4	4,010	
12613000	DRAFTING AND DESIGN						
12613000	Drafting & Design Tech Lab	20	76	1,520	1	1,520	20
	Reproduction			180	1	180	
	Storage, Material			175	1	175	
	Storage, Project			175	1	175	
				2,050	4	2,050	
12700000	PUBLIC SERVICE						
12701000	FIRE SCIENCE						
12701010	Fire Science Tech Lab	15	100	1,500	1	1,500	15
	Classroom, Related Instruction			525	1	525	
	Storage, Material			350	1	350	
	Storage, Flammable			75	1	75	
	Shower, Emergency			25	1	25	
				2,475	5	2,475	
12702000	LAW ENFORCEMENT						
12702010	Law Enforcement Lab	15	96	1,440	2	2,880	30
	Shower, Mens			225	2	450	
	Classroom, Related Instruction			525	2	1,050	
	Darkroom			360	2	720	
	Storage, Material			175	2	350	
	Shower, Womens			225	2	450	
	Reception			90	2	180	
	Firing Range			2,400	1	2,400	
				5,440	15	8,480	
12702050	Legal Assisting Lab	10	62	620	1	620	10
	Classroom, Related Instruction			525	1	525	
	Storage, Material			225	1	225	
	Technical Laboratory			940	1	940	
				2,310	4	2,310	

College: TALLAHASSEE COMM COLLEGE

Year: 1997-98

Site : No. 1 Main Campus

Site CO-FTE : 7349
Nonvocational: 6479
Vocational : 870

ICS CODE	DESCRIPTION OF SPACE	TOTAL SQ/FT	TOTAL STATIONS
	Totals from Prior Pages	230,218	4,506
11408350	PHYSICAL EDUCATION	45,094	
41100000	AUXILIARY SPACES:		
41200000	Library	57,564	
41500000	Audiovisual	11,511	
50000000	Auditorium/Exhibition	22,047	
VARIES	Student Services	55,118	
70000000	Office	92,377	
90000000	Support Services	25,898	
90000000	Custodial Services	8,084	
	Sanitation:		
	Student Restroom	11,024	
	Staff/Public Restroom	1,837	
	SUBTOTAL NET SQUARE FEET	560,570	
	Electric/HVAC Euipment = .06%	33,634	
	TOTAL NET SQUARE FEET	594,204	
90000000	NET-TO-GROSS DIFFERENCE: Circulation/Walls/Over-hangs/Open Malls = 34%	202,029	
	TOTALS - GROSS SQ/FT & STUDENT STATIONS	796,233	4,506

NOTE: Amounts on this page are calculated with formulas.

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College: TALLAHASSEE COMM COLLEGE Year: 1997-98
Site : No. 2 Gadsden Center
Site CO-FTE : 85
Nonvocational: 85
Vocational : 0

ICS CODE	DESCRIPTION OF SPACE	STATIONS PER SPAC	SQ/FT PER STATION	SQ/FT EACH SPACE	NO. SPACES	TOTAL SQ/FT	TOTAL STATIONS
	GRAND TOTALS - CLASSROOMS AND LABS					1,700	45
10000000	INSTRUCTIONAL SPACES						
10000000	GENERAL CLASSROOMS						
10000000	Classroom	25	25	625	1	625	25
	Storage, Material			75	1	75	
				700	2	700	
11000000	NONVOCATIONAL LABORATORIES						
13100000	DEVELOPMENTAL EDUCATION						
13100000	Developmental Lab	20	45	900	1	900	20
	Storage, Material			100	1	100	
				1,000	2	1,000	

College: TALLAHASSEE COMM COLLEGE

Year: 1997-98

Site : No. 2 Gadsden Center

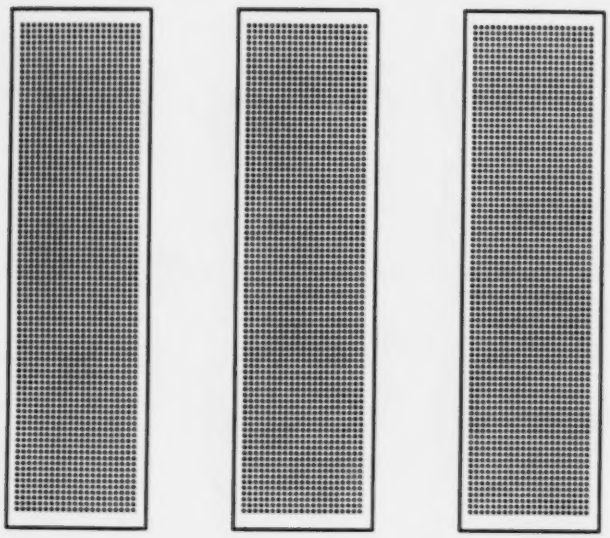
Site CO-FTE : 85

Nonvocational: 85

Vocational : 0

ICS CODE	DESCRIPTION OF SPACE	TOTAL SQ/FT	TOTAL STATIONS
	Totals from Prior Pages	1,700	45
11408350	PHYSICAL EDUCATION	16,000	
41100000	AUXILIARY SPACES:		
41200000	Library	8,740	
41500000	Audiovisual	85	
50000000	Auditorium/Exhibition	3,000	
VARIES	Student Services	7,500	
70000000	Office	12,570	
90000000	Support Services	2,480	
90000000	Custodial Services	1,100	
	Sanitation:		
	Student Restroom	1,500	
	Staff/Public Restroom	250	
	SUBTOTAL NET SQUARE FEET	54,925	
	Electric/HVAC Eulpment = .06%	3,296	
	TOTAL NET SQUARE FEET	58,221	
90000000	NET-TO-GROSS DIFFERENCE:		
	Circulation/Walls/Over-hangs/Open Malls = 34%	19,795	
	TOTALS - GROSS SQ/FT & STUDENT STATIONS	78,016	45

NOTE: Amounts on this page are calculated with formulas.



SECTION 7

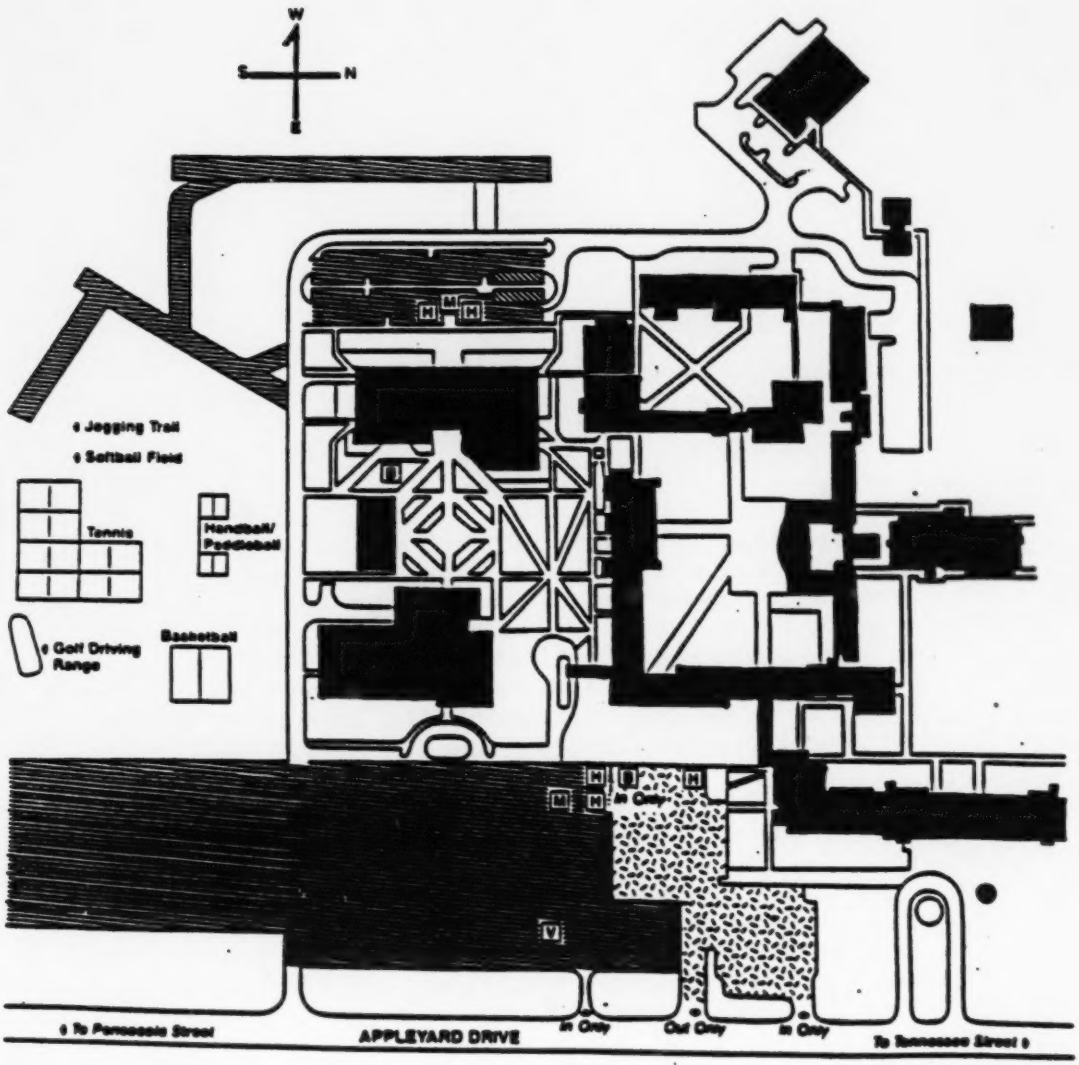
INVENTORY OF EXISTING SITES AND FACILITIES

During the educational plant survey, members of the survey team visited all existing sites and facilities owned by the college as well as those under long-term lease to the college. They examined facilities with regard to physical condition to determine whether they could be classified as satisfactory and recommended for continued use. They also evaluated facilities with respect to adequacy and suitability for accommodating the educational programs and related services provided by the college.

Description of Sites: Tallahassee Community College owns two sites; one campus in Leon County and a special purpose center in Gadsden County.

Main Campus: The Main Campus, Site 1, is located at 444 Appleyard Drive on the west side of Tallahassee in Leon County. The campus contains twenty-two permanent buildings and two temporary buildings on 170 acres of land. Five of the permanent buildings are under construction.

Gadsden Special Purpose Center: The Gadsden County Special Purpose Center, Site 2, is located alongside U.S. 90 in Quincy. The site contains one permanent facility on 4.72 acres of land. The facility was the old Gadsden Memorial Hospital building and was officially opened in the Fall of 1987. The center is shared by the college, the Gadsden County Public Library and the Florida Department of Health and Rehabilitative Services, Sub-district II-B, Juvenile Justice Training Academy.



Site 1: Main Campus

Description of Facilities: The facilities owned by Tallahassee Community College are listed by site in **Exhibit 140: Existing Satisfactory Student Stations and Space by Facility.** For each facility, the number and name are indicated; then the type, status, and condition are described. For buildings, net and gross square footage are given.

First, the facility number and name are given. The type designation identifies the primary characteristic of the facility, that is, whether it is a building, parking area, athletic area, outdoor swimming pool, or other. The status information refers to the degree of permanence of the facility based on structural materials and life expectancy. For example, a building constructed of masonry and steel and having a fifty-year lifetime is classified as permanent. One constructed of wood and having a much shorter life span is listed as temporary. During the period between the appropriation of construction funds and the final inspection after construction is completed, a facility is classified as under construction.

The condition classification reports whether the physical quality of the facility has been evaluated by the survey team as satisfactory or unsatisfactory. Facilities described in the exhibits as satisfactory or in need of remodeling or renovation are included in the satisfactory category. Those identified as in need of demolition or appropriate for termination are included in the unsatisfactory category. Facilities determined to be satisfactory by the survey are recommended for continued use.

On Site 1, Main Campus, the survey team found that of the 22 permanent buildings all were satisfactory although 19 were in need of remodeling or renovation. The two temporary buildings were satisfactory and in need of remodeling.

On Site 2, Gadsden Center, the survey team found that the one permanent building was in satisfactory condition.

College: TALLAHASSEE COMM COLLEGE

Site : No. 1 Main Campus

EXISTING SATISFACTORY STUDENT STATIONS AND SPACE BY FACILITY

FACILITY		TYPE	STATUS	CONDITION	STUDENT STATIONS					SQUARE FEET	
No.	Name				Classroom	Non-vocational	Physical Education	Vocational	Total	Net	Est. Gross
Totals					1,703	295	0	166	2,164	327,849	439,320
01	ADMINSTRATION	B	P	R	0	0	0	0		12,762	17,101
02	COUNSELING\FINANCI	B	P	R	89	0	0	0		9,886	13,247
03	ACADEMIC SUPPORT	B	P	R	0	23	0	0		4,053	5,431
04	SCIENCE LECTURE HAL	B	P	R	160	0	0	0		4,480	6,003
05	COMMUN\HUMANITIES	B	P	R	530	141	0	10		35,468	47,527
06	DENTAL HYGIENE	B	P	R	0	0	0	30		5,404	7,241
07	LABORATORY BUILDIN	B	P	R	0	0	0	14		3,234	4,334
08	LIBRARY	B	P	R	0	0	0	0		28,382	38,032
09	EXTENDED STUDIES	B	P	R	111	0	0	0		4,744	6,357
11	APPLIED SCIENCE	B	P	R	247	0	0	98		21,911	29,361
12	STUDENT CENTER	B	P	R	0	0	0	0		24,597	32,960
13	RESPATORY THERP LA	B	T	R	0	0	0	12		961	1,288
14	RESPATORY THERP LA	B	T	R	0	0	0	2		1,024	1,372
15	LIFETIME SPORTS BLD	B	C	R	0	0	0	0		36,698	49,175
16	UTILITY BLDG	B	P	R	0	0	0	0		5,008	6,711
17	SUPPORT SERVICES	B	C	R	0	0	0	0		10,606	14,212
18	SCIENCE AND MATH	B	C	R	566	131	0	0		41,467	55,566
19	CASE BUILDING	B	P	R	0	0	0	0		7,499	10,049
20	FIELD HOUSE	B	P	S	0	0	0	0		9,384	12,575
21	RICHARDSON BLDG	B	P	R	0	0	0	0		14,253	19,099
22	ANDREWS BLDG	B	P	R	0	0	0	0		6,628	8,882
27	NEW ADMIN BLDG	B	C	S	0	0	0	0		22,731	30,460
28	NEW UTILITY BLDG	B	C	S	0	0	0	0		5,728	7,676
29	BRUCE BLDG	B	P	S	0	0	0	0		3,441	4,611
30	BELL BLDG	B	P	R	0	0	0	0		7,500	10,050

TYPE: A=Athletic, B=Building, O=Other, P=Parking, S=Swimming Pool
STATUS: C=Construction, P=Permanent, T=Temporary
CONDITION: D=Demolish, R=Remodel/Renovate, S=Satisfactory, T=Terminate

College: TALLAHASSEE COMM COLLEGE

Site : No. 2 Gadsden Center

EXISTING SATISFACTORY STUDENT STATIONS AND SPACE BY FACILITY

FACILITY No.	Name	TYPE	STATUS	CONDITION	STUDENT STATIONS Classroom	Non-vocational	Physical Education	Vocational	Total	SQUARE FEET Net	Est. Gross
Totals					138	0	0	0	138	30,098	40,331
01	GADSDEN CENTER	B	P	S	138	0	0	0		30,098	40,331

TYPE: A=Athletic, B=Building, O=Other, P=Parking, S=Swimming Pool
STATUS: C=Construction, P=Permanent, T=Temporary
CONDITION: D=Demolish, R=Remodel/Renovate, S=Satisfactory, T=Terminate

Instructional Facilities and Student Stations: Educational plants accommodate a variety of functions including instruction, academic support, student services, and institutional support. Because the instructional program is the primary function of a college, instructional facilities are most important. They include classrooms and laboratories as well as related service areas.

Student stations are found in the instructional facilities of an educational plant. A student station is defined as the amount of square footage, along with the associated equipment required, for one student to participate in a particular instructional program. The number and type of student stations are critical factors when evaluating existing facilities relative to their adequacy and suitability for providing for educational programs.

During the review of buildings, the survey team identified and assessed the student stations in each classroom and laboratory facility. The number and type of existing student stations determined to be satisfactory by the survey are shown by site in the center portion of **Exhibit 140: Student Stations and Space by Facility.** They are displayed by building and categorized according to classroom, nonvocational laboratory, and vocational laboratory. All existing student stations were determined to be satisfactory.

Auxiliary and Ancillary Facilities: Auxiliary and ancillary facilities accommodate the noninstructional functions of a college. Auxiliary facilities are those which house academic support, student services, and institutional support functions located at campuses, centers, and special purpose centers. Ancillary facilities are those which provide for districtwide institutional support at central locations.

Academic support facilities include areas for library, audiovisual, auditorium and exhibition functions. Student support facilities include spaces for physical education activities and for food, lounging, merchandising, recreation, meeting, and health care services for students. Institutional support facilities include all office and conference facilities; spaces for students; and areas for computing services, maintenance shops, central storage, and vehicle storage.

The amount of satisfactory auxiliary and ancillary facilities owned under long term lease or owned by Tallahassee Community College is shown by site in **Exhibit 340: Aggregate Footage of Satisfactory Existing Net Square Footage by Space Category by Site.** For each site, aggregate net square footage is indicated for the academic support space categories of library, audiovisual, and auditorium/ exhibition; for the student services space category; and for the institutional support space categories of office and support services. **Exhibit 340** also lists the aggregate net square footage for the three instructional space categories of classroom, nonvocational laboratory and vocational laboratory.

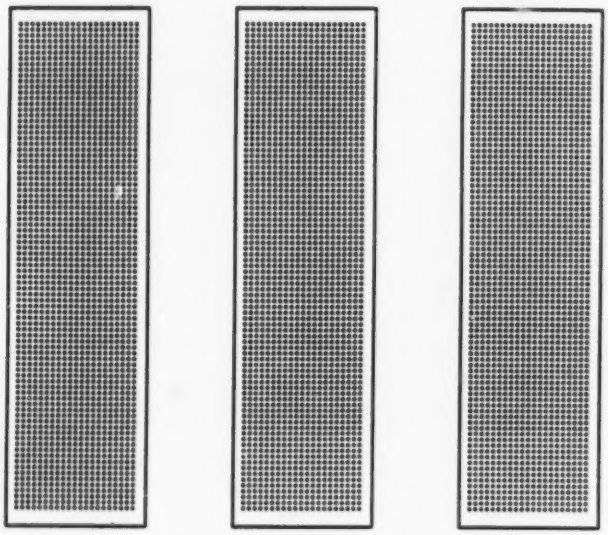
College: TALLAHASSEE COMM COLLEGE

AGGREGATE FOOTAGE OF SATISFACTORY EXISTING NET SQUARE FOOTAGE BY SPACE CATEGORY BY SITE

SPACE CATEGORY	SITE 1	SITE 2					COMBINED
INSTRUCTIONAL SPACES:							
Classrooms	44,899	3,734	0	0	0		48,633
Nonvocational Spaces	20,608	0	0	0	0		20,608
Physical Education	31,689	0	0	0	0		31,689
Vocational Spaces	18,887	0	0	0	0		18,887
Subtotal	116,083	3,734	0	0	0		119,817
ACADEMIC SUPPORT:							
Library	19,870	0	0	0	0		19,870
Audiovisual	5,531	0	0	0	0		5,531
Auditorium/Exhibition	13,061	0	0	0	0		13,061
Subtotal	38,462	0	0	0	0		38,462
STUDENT SERVICES:	7,012	3,383	0	0	0		38,462
INSTITUTIONAL SUPPORT:							
Office	71,497	1,919	0	0	0	0	73,416
Support Services	48,669	0	0	0	0	0	48,669
Custodial Services	0	0	0	0	0	0	0
Sanitation							
* Student Restrooms	11,024	128	0	0	0		11,152
* Staff/Public Restrooms	1,837	21	0	0	0	0	1,858
Subtotal	133,027	2,068	0	0	0	0	135,095
ELECTRIC/HVAC EQUIPMENT	0	0	0	0	0	0	0
TOTAL NET SQUARE FEET	294,584	9,185	0	0	0	0	303,769
NET-TO-GROSS DIFFERENCE	123,843	3,861	0	0	0	0	127,704
TOTAL GROSS SQUARE FEET	418,427	13,046	0	0	0	0	431,473

* Inventory Space for Sanitation not available – derived from 1997–98 Space Allocation.

Site : No. 1 Main Campus
Site : No. 2 Gadsden Center



SECTION 8

PLAN

FOR

HOUSING PROGRAMS,

STUDENTS AND SERVICES

The survey team developed a plan for housing instructional programs, projected student enrollments, faculty, staff, administrators, and auxiliary and ancillary services for the ensuing five-year period. The planning process required evaluation of existing educational plants, determination of future needs, and recommendations for changes and additions to existing plants to provide for future needs.

Programs and Students: Facility planning for housing instructional programs and student enrollments involves analysis of existing plant capacities, specification of capacity needs, and recommendations for remodeling, renovation, and new construction to meet the needs. Summaries of the five-year plan for housing programs and projected enrollments of Tallahassee Community College are presented by site in **Exhibit 150: Summary of Student Stations.**

Educational plant capacity is defined as the number of capital outlay full-time-equivalent students which can be accommodated by the plant in regular instructional programs. Assessment of capacity requires consideration of several factors: kinds of educational programs in which students are enrolled, types of space in which different kinds of students receive instruction, number of student stations available in each type of space, and utilization criteria for rooms and student stations.

Specifically, all students receive instruction in general classrooms, nonvocational students in nonvocational laboratories, and vocational students in vocational laboratories. In the exhibits, capital outlay full-time-equivalent student enrollment and number of student stations both are distributed appropriately among the three instructional space categories.

Exhibit 150

College: TALLAHASSEE COMM COLLEGE

Site : No. 1 Main Campus

SUMMARY OF STUDENT STATIONS

SPACE CATEGORY	GENERAL CLASSROOMS	NON-VOCATIONAL	PHYSICAL EDUCATION	VOCATIONAL
FACILITIES LIST:				
1997-98 CO-FTE To Be Housed	7,349	6,479	0	870
Utilization Index Percent *	0.3704	0.2083	1.0000	0.4902
Student Station Allocation	2,722	1,350	0	426
1997-98 Facilities List	2,725	1,340	0	441
Facilities List Over or (Under)	3	(10)	0	15
INVENTORY:				
Existing Student Stations In Inventory	1,703	295	0	166
Student Stations - Construction	475	474	0	215
Student Stations - Remodeling	551	418	0	71
Student Stations - Renovation	0	0	0	0
Stations Only For Program **	0	0	0	0
Survey Recommended Stations	2,729	1,187	0	452
Utilization Index *	2.7000	4.8000	1.000	2.040
CO-FTE Housed	7,368	5,698	0	922

* Indexes and reciprocals are for site with 2,500 or more CO-FTE.

** Stations associated with recommendations to meet program needs beyond station allocation are excluded from survey recommended stations.

Note: Capacity defined as number of CO-FTE students that can be housed by plant in instructional activities. Stations associated with recommendations to meet program needs beyond station allocation are excluded from survey recommended stations.

College: TALLAHASSEE COMM COLLEGE

Site : No. 2 Gadsden Center

SUMMARY OF STUDENT STATIONS

SPACE CATEGORY	GENERAL CLASSROOMS	NON-VOCATIONAL	PHYSICAL EDUCATION	VOCATIONAL
FACILITIES LIST:				
1997-98 CO-FTE To Be Housed	85	85	0	0
Utilization Index Percent *	0.4040	0.2381	1.0000	0.4902
Student Station Allocation	34	20	0	0
1997-98 Facilities List	25	20	0	0
Facilities List Over or (Under)	(9)	0	0	0
INVENTORY:				
Existing Student Stations In Inventory	0	0	0	0
Student Stations - Construction	0	0	0	0
Student Stations - Remodeling	0	0	0	0
Student Stations - Renovation	0	0	0	0
Stations Only For Program **	0	0	0	0
Survey Recommended Stations	0	0	0	0
Utilization Index *	2.4750	4.2000	1.000	2.040
CO-FTE Housed	0	0	0	0

* Indexes and reciprocals are for site with fewer than 2,500 CO-FTE.

** Stations associated with recommendations to meet program needs beyond station allocation are excluded from survey recommended stations.

Note: Capacity defined as number of CO-FTE students that can be housed by plant in instructional activities. Stations associated with recommendations to meet program needs beyond station allocation are excluded from survey recommended stations.

In addition, utilization criteria for each space category specify expected weekly hours of room use, percentage of student station use, and average weekly contact hours of students. In the tables, utilization indexes which combine category criteria are used to transform student stations into capacity and, conversely, utilization index reciprocals are used to convert capacity into student stations.

Explicit information related to the summary exhibits is provided throughout the survey report. Projection of 1997-98 capital outlay full-time-equivalent student enrollment is explained in **Exhibits 310 and 320** of **Section 5**. Educational programs are listed in **Exhibit 130** of **Section 6**. Utilization criteria are given in **Section 3**. Existing student stations are listed in **Exhibit 140** of **Section 7**. Recommendations for remodeling, renovation, and new construction are included in **Section 10**.

Personnel and Services: Facility planning for housing faculty, staff, and administrators, and auxiliary and ancillary services involves assessment of present plants, identification of future needs, and recommendations for remodeling, renovation and new construction to meet the needs. A summary of the five-year plan for accommodating the personnel and auxiliary and ancillary services for Tallahassee Community College is presented by site in **Exhibit 340**. The exhibits also provide a summary of the plan for housing instructional programs and student enrollments, given in terms of square footage instead of student stations and capacities.

Specific information related to the summary table is provided in other sections of the survey report. Square footage allocations by space category by site are shown in **Exhibit 160** of **Section 8**. Auxiliary and ancillary facilities are defined and described in **Section 7**. Existing aggregate square footage by category by site are given in **Exhibit 340** of **Section 7**. Recommendations for remodeling, renovation, and new construction are included in **Section 10**.

College: TALLAHASSEE COMM COLLEGE

Site : No. 1 Main Campus

SUMMARY OF EXISTING AND RECOMMENDED SQUARE FOOTAGE

SPACE CATEGORY	1997-98 SPACE ALLOCATION	EXISTING INVENTORY SPACE	SPACE DEFICIT OR SURPLUS	RECOMMENDED CHANGE-NSF		SURVEY REC-OMMENDED SPACE
				Construction	Remodeling	
INSTRUCTIONAL SPACES:						
Classrooms	76,300	44,899	(31,401)	13,300	14,837	73,036
Nonvocational Spaces	80,370	20,608	(59,762)	33,494	21,922	76,024
Physical Education	45,094	31,689	(13,405)	13,405	7,000	52,094
Vocational Spaces	73,548	18,887	(54,661)	34,358	18,702	71,947
Subtotal	275,312	116,083	(159,229)	94,557	62,461	273,101
ACADEMIC SUPPORT:						
Library	57,564	19,870	(37,694)	58,583	(20,890)	57,563
Audiovisual	11,511	5,531	(5,980)	10,215	(4,286)	11,460
Auditorium/Exhibition	22,047	13,061	(8,986)	0	10,283	23,344
Subtotal	91,122	38,462	(52,660)	68,798	(14,893)	92,367
STUDENT SERVICES:	55,118	7,012	(48,106)	55,118	(7,012)	55,118
INSTITUTIONAL SUPPORT:						
Office	92,377	71,497	(20,880)	29,956	(10,974)	90,479
Support Services	25,896	48,669	22,973	262	(30,099)	18,832
Custodial Services	8,084	0	(8,084)	0	6,557	6,557
Sanitation:						
* Student Restrooms	11,024	11,024	0	0	993	12,017
* Staff/Public Restrooms	1,837	1,837	0	0	0	1,837
Subtotal	139,018	133,027	(5,991)	30,218	(33,523)	129,722
ELECTRIC/HVAC EQUIPMENT	33,634	0	(33,634)	0	(7,033)	(7,033)
TOTAL NET SQUARE FEET	594,204	294,584	(299,620)	248,691	0	543,275
NET-TO-GROSS DIFFERENCE	202,029	123,843	(78,186)	104,550	0	228,393
TOTAL GROSS SQUARE FEET	796,233	418,427	(377,806)	353,241	0	771,668

* Existing Inventory Space for Sanitation not available - derived from 1997-98 Space Allocation.

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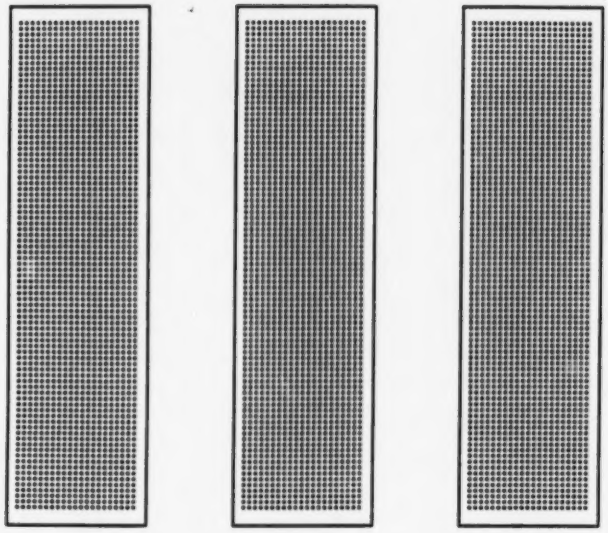
College: TALLAHASSEE COMM COLLEGE

Site : No. 2 Gadsden Center

SUMMARY OF EXISTING AND RECOMMENDED SQUARE FOOTAGE

SPACE CATEGORY	1997-98 SPACE ALLOCATION	EXISTING INVENTORY SPACE	SPACE DEFICIT OR SURPLUS	RECOMMENDED CHANGE-NSF		SURVEY RECOMMENDED SPACE
				Construction	Remodeling	
INSTRUCTIONAL SPACES:						
Classrooms	700	0	(700)	0	0	0
Nonvocational Spaces	1,000	0	(1,000)	0	0	0
Physical Education	16,000	0	(16,000)	0	0	0
Vocational Spaces	0	0	0	0	0	0
Subtotal	17,700	0	(17,700)	0	0	0
ACADEMIC SUPPORT:						
Library	8,740	0	(8,740)	0	0	0
Audiovisual	85	0	(85)	0	0	0
Auditorium/Exhibition	3,000	0	(3,000)	0	0	0
Subtotal	11,825	0	(11,825)	0	0	0
STUDENT SERVICES:	7,500	0	(7,500)	0	0	0
INSTITUTIONAL SUPPORT:						
Office	12,570	0	(12,570)	0	0	0
Support Services	2,480	0	(2,480)	0	0	0
Custodial Services	1,100	0	(1,100)	0	0	0
Sanitation:						
* Student Restrooms	1,500	1,500	0	0	0	1,500
* Staff/Public Restrooms	250	250	0	0	0	250
Subtotal	17,900	1,750	(16,150)	0	0	1,750
ELECTRIC/HVAC EQUIPMENT	3,296	0	(3,296)	0	0	0
TOTAL NET SQUARE FEET	58,221	1,750	(56,471)	0	0	1,750
NET-TO-GROSS DIFFERENCE	19,795	736	(19,059)	0	0	736
TOTAL GROSS SQUARE FEET	78,016	2,486	(75,530)	0	0	2,486

* Existing Inventory Space for Sanitation not available - derived from 1997-98 Space Allocation.



SECTION 9

ANALYSIS

OF

CAPITAL OUTLAY FINANCES

The survey team developed a comprehensive plan for meeting the educational plant needs of the college for the succeeding five-year period. During the planning process, they evaluated needs for site acquisition, development, and improvement, remodeling, renovation, and new construction. Implementation of the complete plan for Tallahassee Community College as set forth in the survey recommendations included in **Section 10** was estimated to cost $70,327,220.

Financial capacity for accomplishing the plan depends upon the amount of future revenues made available to the college as well as obligations previously incurred. Thus, revenue sources accessible for capital outlay expenditure are discussed below. In addition, the indebtedness of the college during the period of the survey for state board of education capital outlay bonds is displayed in **Exhibit 210: Schedule of ... Bond Issues and Debt Requirement.** Finally, further information regarding the recent financial position of the college is found in **Exhibit 220: Capital Outlay Expenditures by Fund Source** and **Exhibit 230: Capital Outlay Expenditures by Project Type.** Capital outlay expenditure patterns by fund source and by project type are traced for the preceding five-year period.

Revenue Sources for Capital Outlay: College capital outlay projects may be financed from federal, state, and local fund sources. The primary sources of funds for Florida community colleges are state revenues provided for in Section 9(a)(2) and Section 9(d) of Article XII of the State Constitution, as amended.

Under the provisions of the Public Education Bond Amendment, Section 9(a)(2), Article XII, State Constitution, as amended, proceeds of revenues derived from gross receipts taxes for utility

services are placed in the Public Education Capital Outlay and Debt Service Trust fund. Revenues, interest, and proceeds derived from the sale of public education capital outlay bonds issued by the State Board of Education are used to finance capital projects for the state system of public education as authorized by the Legislature. Funds accruing under this section commonly are referred to as public education capital outlay (PECO).

Each year the Legislature allocates funds from the Public Education Capital Outlay and Dept Service Trust Fund appropriation to various boards in the state system of public education. Pursuant to Section 235.41, F.S., the Commissioner of Education submits a comprehensive capital outlay budget request for all boards to the Legislature. In accordance with Section 235.435(1)(a), F.S., each college board of trustees annually receives an allocation for remodeling, renovation, maintenance, repairs, and site improvement for existing satisfactory facilities. In addition, under the provisions of Section 235.435(4)(a), F.S., the boards of trustees receive funds for projects based on a three-year priority list for the entire state community college system included in the legislature budget request.

Under the provisions of the School Capital Outlay Amendment, Section 9(d), Article XII, State Constitution, as amended, the first proceeds of revenues derived from the licensing of motor vehicles are placed in the Capital Outlay Bonds and Debt Service Fund and distributed annually among the school districts and college districts in the ratio of the number of instructional units in each district. Thus each district receives funds each year. After adoption of a resolution by the college board of trustees requesting issuance of capital outlay bonds against revenues accruing to the college district, the State Board of Education is authorized to issue bonds for and on behalf of the district. Funds accruing under this section commonly are referred to as capital outlay and debt service (CO&DS).

Revenues, interest, and proceeds derived from the sale of capital outlay bonds are used to finance capital projects in the order of priority of need based on recommendations in the current educational plant survey. The order of priority for expenditure of funds is established by the Board of Trustees in accordance with Rule 6A-2.0206, FAC, and approved by the State Board of Education.

Exhibit 210

College: TALLAHASSEE COMM COLLEGE

SCHEDULE OF STATE BOARD OF EDUCATION BOND ISSUES AND DEBT REQUIREMENT

Year	Name of Issue	SERIES OF ISSUE	AMOUNT OF ISSUE	UNRETIRED PRINCIPAL 7/1/93	DEBT SERV OBLIGATION 7/1/93 THRU 6/30/98	UNRETIRED PRINCIPAL 7/1/98
1/01/74		1974 - A	$695,000	$110,000	$110,000	$0
1/01/79		1979 - A	$220,000	$95,000	$95,000	$45,000
1/01/88		1988 - A	$185,000	$185,000	$185,000	$125,000
8/01/92		1992 - B	$240,000	$220,000	$220,000	$120,000
		Totals	$1,340,000	$590,000	$590,000	$290,000

SOURCE: Department of Education, Office of Educational Facilities, Educational Facilities Budgeting and Financial Management Section, "State Board of Education Bond Maturity Schedules".

Exhibit 220

College: TALLAHASSEE COMM COLLEGE

Site : No. 1 Main Campus

CAPITAL OUTLAY EXPENDITURES BY FUND SOURCE FROM 1987–88 THROUGH 1991–92

FUND SOURCE	1987–88	1988–89	1989–90	1990–91	1991–92
PUBLIC EDUCATION BOND AMENDMENT (PECO)					
Correction Of Fire Safety Deficiencies	$0.00	$0.00	$0.00	$0.00	$0.00
Modification For Physically Handicapped	0.00	0.00	0.00	0.00	0.00
Correction of Safety–To–Life Deficiencies	0.00	0.00	0.00	0.00	0.00
Removal Of Asbestos	0.00	0.00	0.00	0.00	0.00
Remodeling, Renovation, Maintenance, Repair, and Site Improvement	2,253,917.47	1,156,984.00	272,765.00	0.00	0.00
New Construction	611,111.95	3,013,601.00	1,578,772.00	0.00	0.00
Library, Books and Films	0.00	0.00	0.00	0.00	0.00
LAND	0.00	1,969,898.00	488,938.00	0.00	0.00
SCHOOL CAPITAL OUTLAY AMENDMENT (CO&DS)					
Revenue Flowthrough And Interest	555,104.01	14,788.00	1,750.00	0.00	0.00
Bond Proceeds, SBE Capital Outlay Bonds	0.00	124,997.00	0.00	0.00	0.00
LOTTERY	0.00	97,391.00	20,764.00	0.00	0.00
STATE GENERAL REVENUE	0.00	806,055.00	998,195.00	0.00	0.00
LOCAL FUNDS	167,770.91	171,976.00	202,969.00	0.00	0.00
FEDERAL FUNDS	0.00	237,000.00	0.00	0.00	0.00
Totals	$3,587,904.34	$7,592,888.00	$3,564,153.00	$0.00	$0.00

SOURCE: Amounts from the Annual Financial Reports issued by the Accounting Offices of the college.

Exhibit 230

College: TALLAHASSEE COMM COLLEGE

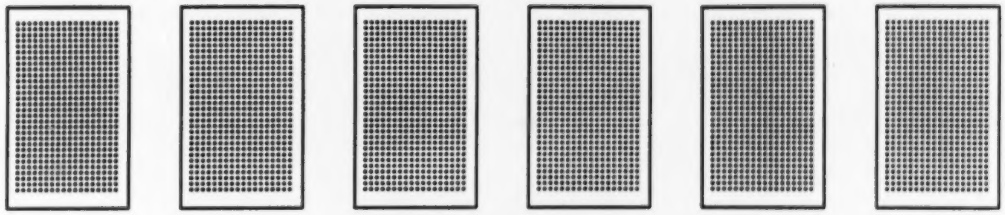
Site : No. 1 Main Campus

CAPITAL OUTLAY EXPENDITURES BY PROJECT TYPE FROM 1987-88 THROUGH 1991-92

TYPE EXPENDITURE	1987-88	1988-89	1989-90	1990-91	1991-92
Planning	$0.00	$0.00	$0.00	$0.00	$0.00
Land Acquisition	0.00	2,041,192.00	486,482.00	929,916.00	656,813.00
Building Construction	1,520,288.98	3,240,889.00	1,912,509.00	267,372.00	1,492,662.00
Furniture And Equipment	36,421.79	623,944.00	882,609.00	584,308.00	824,164.00
Remodeling, Renovation, Maintenance And Repair	38,701.01	1,488,429.00	89,957.00	981,159.00	178,259.00
Other Structures & Improvements *	1,992,492.56	73,752.00	49,806.00	42,406.00	30,505.00
Library Books And Films	0.00	124,481.00	142,790.00	143,516.00	104,289.00
Totals	$3,587,904.34	$7,592,687.00	$3,564,153.00	$2,948,677.00	$3,286,692.00

SOURCE: Amounts from the Annual Financial Reports of the Accounting Offices of the college.

NOTE: Definitions of asset classifications Accounting Manual For Florida's Public Community Colleges. Site development and site improvement are included under Other Structures and Improvements asset classsification.



SECTION 10

RECOMMENDATIONS

FOR

EDUCATIONAL PLANTS

TALLAHASSEE COMMUNITY COLLEGE

51

RECOMMENDATIONS

College: TALLAHASSEE COMM COLLEGE

Site : No. 1 Main Campus

SITE ACQUISITION

Pursuant to Subsection 240.327 (2), Florida Statutes, a community college may expend public funds for the acquisition of property only with the specific approval of the Legislature.

1.01. Acquire approximately 56.2 acres of land contiguous to the southwest boundry of Site 1 Main campus.

Estimated Cost: $ 2,000,000

1.02. Acquire approximately 8.97 acres of land in the vicinity of the northern boundary of Site 1, Main Campus.

Estimated Cost: $ 2,000,000

1.03. Acquire approximately 15.07 acres of land in the vicinity of the western and southwestern boundries of Site 1, Main Campus.

Estimated Cost: $ 4,000,000

Total Site Acquisition: $ 8,000,000

SITE IMPROVEMENT

1.04. Construct student services pavillion between Facility 9 - Extended Studies, Facility 12 - Student Center, and Facility 15 - Lifetime Sports Building; 2500 GSF.

Estimated Cost: $ 50,000

1.05. Construct student services plaza with hard surface, positive drainage, and illumination, between and to the north of Facility 9 - Extended Studies, Facility 12 - Student Center, and Facility 15 - Lifetime Sports Building; 6000 GSF.

Estimated Cost: $ 30,000

1.06. Construct covered walkway to connect student services pavillion with Facility 9 - Extended Studies, Facility 12 - Student Center and Facility 15 - Lifetime Sports Building; 12 feet wide by approximately 300 linear feet.

Estimated Cost: $ 72,000

1.07. Construct covered walkway to connect Facility 2 - Science and Math Building with Facility 8 - Counseling/Financial; Facility 11 - Library; Facility 17 - Applied Science; Facility 18 - New Utilities Building; and Facility 28 - Support Services; 12 feet wide by approximately 600 linear feet.

Estimated Cost: $ 144,000

1.08. Construct a four lane road with hard surface, positive drainage and illumination along the west side of campus from West Pensacola Street to West Tennessee Street; approximately 1.5 miles.

Estimated Cost: $ 2,000,000

1.09. Construct vehicle access canopy and covered walkway between Facility 3 - Academic Support and Facility 5 - Communications/Humanities; 12 feet wide by 22 feet long, by 16 feet high.

Estimated Cost: $ 6,000

1.10. Construct campuswide landscaping.

Estimated Cost: $ 500,000

1.11. Construct campuswide exterior lighting.

Estimated Cost: $ 115,080

1.12. Construct four (4) basketball courts, with illumination; for physical education.

Estimated Cost: $ 20,000

1.13. Construct four (4) four wall racketball/handball courts, with illumination ; for physical education.

Estimated Cost: $ 20,000

1.14. Construct four (4) tennis courts with illumination, and fencing for physical education.

Estimated Cost: $ 300,000

1.15. Construct four (4) softball fields with illumination, bleachers, fencing, and two dugouts for each playing field.

Estimated Cost: $ 1,500,000

1.16. Construct master stormwater facility for water retention and detention.

Estimated Cost: $ 800,000

1.17. Construct outdoor swimming pool facilities and with equipment storage, showers, lockers and changing rooms.

Estimated Cost: $ 1,000,000

1.18. Construct campuswide utilities infra-structure.

Estimated Cost: $ 2,000,000

Total Site Improvement: $ 8,577,080

REMODELING:

1.19. Remodel Facility 1 - Administration; all rooms as classroom facilities and service areas; use code 110, 115; PLUS 325 student stations; 9100 NSF; as office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 3511 NSF; and as custodial, circulation, mechanical, sanitation facilities; use codes 10, 20, 30; zero student stations; 5355 NSF; total 16670 NSF.

Estimated Cost: $ 884,677

1.20. Remodel Facility 2 - Counseling/Financial; Rooms 0001, 0100, 0101, 0101A, 0101B, 0101C, 0102, 0102A, 0103, 210, 210A, 211, 212, 213, 214, 215, 216, 217, 220, 221, 222, 223, 224, 225, 226, 227, 230, 231, 232, 233, 238, 241, 242, 243; as five fine and applied arts laboratory suites; use codes 210, 215; PLUS 105 student stations; total 6745 NSF. (Remodeling Room 100; use code 110; LESS 14 student stations.)

Estimated Cost: $ 357,957

1.21. Remodel Facility 3 - Academic Support Building; Rooms 100, 100A, 100B, 110, 111, 112, 113, 114, 115, 120; as inhalation

therapy vocational laboratory suite; use codes 210, 212, 215; PLUS 15 student stations; 2520 NSF; as custodial, circulation, mechanical, sanitation facilities; use codes 10, 20, 30; zero student stations; 195 NSF; total 2715 NSF. (Remodeling Room 100, use codes 210 LESS 23 non-vocational student stations.)

Estimated Cost: $ 144,085

1.22. Remodel Facility 5 - Communications/Humanities Building; Rooms 161, 162, 163, 164 (833 NSF of 165), 168, 169, 170, 171, 172, 173, 174, 180, 181, 182; as exterior circulation; use code 20; zero student stations; 5081 NSF; remodel Rooms 141, 142, 143, 144, 144A, 227, 227A, 227B, 230, 253, 253A, 253B, 254, 254A, 254B, 259A, 259B, 259C, 259, 253C, 254C and 834 NSF of room 165 as classroom facilities and service areas, use codes 110, 115; PLUS 300 student stations; 7743 NSF; total 12824 NSF. (Remodeling Rooms 168, 161; use codes 110; LESS 60 classroom student stations; remodeling Rooms 165, 141, 168, 227, 230, 254, 259; use code 210; LESS 154 non-vocational student stations.)

Estimated Cost: $ 680,570

1.23. Remodel Facility 8 - Library; all rooms; as twenty four (24) developmental education labs and service areas; use codes 210, 215, 220, 225, 230, 235; PLUS 415 student stations; 21075 NSF; as office facilities and services area; use codes 310, 315, 350, 355; zero student stations; 4292 NSF; as custodial, circulation, mechanical and sanitation; use codes 10, 20, 30; zero student stations; 6398 NSF; total 31765 NSF.

Estimated Cost: $ 1,685,769

1.24. Remodel Facility 12 - Student Center; Rooms 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 214, 215, 217, 301, 302, 303, 304, 305, 306, 308, 309, 311, 312, 313, 314, 315, 316, 317, 318, 319, 400; as auditorium/exhibition facilities and service areas; use codes 610, 615, 620, 625; zero student stations; 10283 NSF; and as custodial, circulation, mechanical, sanitation; use codes 10, 20, 30; zero student stations; 4946 NSF; total 15,229 NSF.

Estimated Cost: 808,203

1.25. Remodel Facilities 13 and 14 - Respiratory Therapy Laboratories; all rooms; as demonstration (child care services) facilites and service areas; use codes 550, 555; zero student stations; 2065 NSF; total 2065 NSF. (Remodeling Facility 13; Room 101; use code 210 vocational; LESS 12

student stations; Facility 14; Room 108; use code 210 vocational; LESS 2 student stations.)

Estimated Cost: $ 109,590

1.26. Remodel Facility 17 - Support Services Building; Room 127A; to include construction of exterior wall along west side of Facility 17 to enclose Room 127A; and remodeling as office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 3125 NSF.

Estimated Cost: $ 165,844

1.27. Remodel Facility 19 - Case Building, all rooms as IMTS resource laboratory suite; use codes 212, 215; zero student stations; 3955 NSF; as non-vocational computer laboratory; use codes 210, 215; PLUS 20 student stations; 1000 NSF; as office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 2025 NSF; and as custodial, circulation, mechanical, sanitation facilities; use codes 10, 20, 30; zero student stations; 1265 NSF; total 8245 NSF.

Estimated Cost: $ 437,562

1.28. Remodel Facility 21 - Richardson Building; all rooms; as two respiratory therapy vocational laboratory suites; use codes 210, 212, 215; PLUS 30 student stations; 5040 NSF; as two emergency medical technology laboratory suites; use codes 210, 212, 215; PLUS 30 student stations; 6350 NSF; as office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 2863 NSF; as custodial, circulation, mechanical, sanitation facilities; use codes 10, 20, 30; zero student stations; 2270 NSF; total 16523 NSF.

Estimated Cost: $ 876,876

1.29. Remodel Facility 22 - Andrews Building; all rooms; as law laboratory suite; use codes 210, 215; PLUS 15 student stations; 450 NSF; as interdisciplinary laboratory suite; use codes 210, 215; PLUS 20 student stations; 1350 NSF; as general transfer laboratory suite; use codes 210, 215; PLUS 20 student stations; 575 NSF; as legal assisting laboratory suite; use codes 210, 212, 215, 220, 225; PLUS 10 student stations; 2310 NSF; and as custodial, circulation, mechanical, sanitation facilities; use codes 10, 20, 20; zero student stations; 2563 NSF; total 7248 NSF.

Estimated Cost: $ 384,651

1.30. Remodel Facility 30 - Bell Building; all rooms; as physical

education facilities and service areas; use codes 520, 523, 525; zero student stations; 7000 NSF; as office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 200 NSF; as custodial, circulation, mechanical and sanitation facilities; use codes 10, 20, 30; zero student stations; 300 NSF; total 7500 NSF.

Estimated Cost: $ 398,025

Total Remodeling Cost: $ 6,933,808

RENOVATION

1.31. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III , Sec. A, FAC, State Uniform Building Code; Facility 2 - Counseling Center; building exterior; exterior and interior HVAC system.

Estimated Cost: $ 349,767

1.32. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility 3 - Academic Support Building; to include exterior; interior and exterior HVAC system; 4480 NSF.

Estimated Cost: $ 143,395

1.33. Renovate Facility 4 - Science Lecture Hall; building exterior; interior and exterior HVAC system.

Estimated Cost: $ 158,502

1.34. Renovate Facility 5 - Communications/Humanities Building; building exterior; interior and exterior HVAC system.

Estimated Cost: $ 1,254,858

1.35. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility (6) - Dental Hygiene Building; to include all rooms and building exterior; 5404 NSF.

Estimated Cost: $ 191,194

1.36. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State

Uniform Building Code; Facility 7 - Laboratory Building; all rooms and building exterior; 3234 NSF.

Estimated Cost: $ 114,419

1.37. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility 9 - Extended Studies Building; building exterior; all rooms; interior and exterior HVAC system; 4,744 NSF.

Estimated Cost: $ 167,843

1.38. Renovate pursuant to definitions in Sec. 235.011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility 11 - Applied Science Building; all rooms; 21,911 NSF.

Estimated Cost: $ 775,211

1.39. Renovate Facility 12 - Student Center; building exterior; interior and exterior HVAC system.

Estimated Cost: $ 870,242

1.40. Renovate pursuant to definitions in Sec. 235. 011 (17), F.S. and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility 15 - Lifetime Sports Building; all rooms; building exterior; interior and exterior HVAC system; 36,698 NSF.

Estimated Cost: $ 1,298,375

1.41. Renovate Facility 16 - Utility Building; building exterior, interior and exterior HVAC system.

Estimated Cost: $ 177,183

1.42. Renovate pursuant to definitions in Sec. 235.011 (17), F.S., and provisions of Rule 6A-2, Part III, Sec. A, FAC, State Uniform Building Code; Facility 17 - Support Services Building; all rooms; exterior; interior and exterior HVAC system; 41,467 NSF.

Estimated Cost: $ 375,240

1.43. Renovate pursuant to definitions in Sec. 235.011 (17), F.S., and provisions of Rule 6A-2, Part III, Sec A, FAC, State Uniform Building Code; Facility 18 - Science and Math Building; all rooms; building exterior; interior and exterior

HVAC system; 41,467 NSF.

Estimated Cost: $ 1,467,102

Total Renovation Cost: $ 7,343,332

NEW CONSTRUCTION

1.44. Construct nineteen (19) classroom facilities and service areas; use codes 110, 115; PLUS 475 student stations; 13,300 NSF; 18,891 GSF.

Estimated Cost: $ 2,005,091

1.45. Construct two (2) biology laboratory suites; use codes 210, 215; PLUS 44 student stations; 3220 NSF; 4573 GSF.

Estimated Cost: $ 485,378

1.46. Construct two (2) physical sciences computer laboratory suites; use codes 210, 215; PLUS 40 student stations; 2800 NSF; 3977 GSF.

Estimated Cost: $ 422,119

1.47. Construct two (2) physical sciences laboratory suites; use codes 210, 215; PLUS 40 student stations; 2800 NSF; 3977 GSF.

Estimated Cost: $ 422,119

1.48. Construct two (2) physics laboratory suites; use codes 210, 215; PLUS 40 student stations; 2800 NSF; 3977 GSF.

Estimated Cost: $ 422,119

1.49. Construct two (2) chemistry laboratory suites; use codes 210, 215; PLUS 40 student stations; 2800 NSF, 3977 GSF.

Estimated Cost: $ 422,119

1.50. Construct astronomy laboratory suite; use code 210, 215, PLUS 20 student stations; 1400 NSF; 1988 GSF.

Estimated Cost: $ 211,006

1.51. Construct four (4) art laboratory suites; use codes 210, 215; PLUS 80 student stations; 5340 NSF; 7584 GSF.

Estimated Cost: $ 804,966

1.52. Construct band laboratory suite; use codes 210, 215; PLUS 15 student stations; 2060 NSF; 2926 GSF.

Estimated Cost: $ 310,566

1.53. Construct choral laboratory suite; use code 210, 215; PLUS 20 student stations; 2410 NSF; 3423 GSF.

Estimated Cost: $ 363,317

1.54. Construct choral/band laboratory suite; use codes 210, 215; PLUS 15 student stations; 2060 NSF; 2926 GSF.

Estimated Cost: $ 310,566

1.55. Construct two (2) foreign language laboratory suites; use codes 210, 215; PLUS 40 student stations; 1800 NSF; 2556 GSF.

Estimated Cost: $ 272,355

1.56. Construct four (4) computer and information science laboratory suites; use codes 210, 215; PLUS 80 student stations; 4000 NSF; 5681 GSF.

Estimated Cost: $ 602,981

1.57. Construct three (3) nursing (RN) laboratory suites; use codes 210, 212, 215; PLUS 36 student stations; 10,863 NSF; 15430 GSF.

Estimated Cost: $ 1,637,740

1.58. Construct two (2) business data processing laboratory suites;use codes 210, 212, 215; PLUS 30 student stations; 3140 NSF; 4460 GSF.

Estimated Cost: $ 473,384

1.59. Construct clerical occupations laboratory suite; use codes 210, 215; PLUS 20 student stations; 1140 NSF; 1619 GSF.

Estimated Cost: $ 171,841

1.60. Construct secretarial occupations laboratory suite; use codes 210, 215; PLUS 24 student stations; 1492 NSF; 2119 GSF.

Estimated Cost: $ 224,911

1.61. Construct secretarial occupations (court reporting) laboratory suite; use codes 210, 215; PLUS 20 student stations; 1260 NSF; 1789 GSF.

Estimated Cost: $ 189,884

1.62. Construct word processing laboratory suite; use codes 210, 215; PLUS 20 student stations; 1500 NSF; 2131 GSF.

Estimated Cost: $ 226,184

1.63. Construct civil engineering technology laboratory suite; use codes 210, 215; PLUS 20 student stations; 4010 NSF; 5695 GSF.

Estimated Cost: $ 604,467

1.64. Construct fire science technology laboratory suite; use codes 210, 212, 215; PLUS 15 student stations; 2475 NSF; 3515 GSF.

Estimated Cost: $ 373,082

1.65. Construct two (2) law enforcement laboratory suites; use codes 210, 212, 215; PLUS 30 student stations; 8480 NSF; 12044 GSF.

Estimated Cost: $ 1,278,350

1.66. Construct physical education facilities and service areas; use codes 520, 523, 525; zero student stations; 13405 NSF; 19040 GSF.

Estimated Cost: $ 2,020,906

1.67. Construct library facilities and service areas; use codes 410, 420, 430, 440, 455; zero student stations; 58584 NSF; 83212 GSF.

Estimated Cost: $ 8,832,122

1.68. Construct audiovisual facilities and service areas; use codes 530, 535; zero student stations; 10216 NSF; 14510 GSF.

Estimated Cost: $ 1, 540,091

1.69. Construct student service facilities and service areas; use codes 630, 635, 650, 655, 670, 675, 680, 685, 690, 810, 830, 850, 895; zero student stations; 55118 NSF; 78289 GSF.

Estimated Cost: $ 8,309,594

1.70. Construct office facilities and service areas; use codes 310, 315, 350, 355; zero student stations; 29956 NSF; 42550 GSF.

Estimated Cost: $ 4,516,257

1.71. Construct support service facilities and service areas; use codes 580, 585, 630, 635, 650, 655, 680, 685, 710, 715, 720, 725, 730, 735, 740, 745; zero student stations; 262 NSF; 372 GSF.

Estimated Cost: $ 39,484

Total New Construction Cost: $ 37,493,000

Total Survey Cost: $ 70,327,220

PLEASE NOTE: Vocational facilities recommendations are contingent upon approval from the Florida Department of Education's, Division of Vocational, Adult and Community Education.

No recommendations were made for site 2.

RECOMMENDATIONS

College: TALLAHASSEE COMM COLLEGE

Site : No. 2 Gadsden Center

No recommendations made for this site.

COLLEGEWIDE STANDARD RECOMMENDATIONS

SR.01. Provide custodial services facilities, as prescribed in Rule 6A-2.038(2)(3)(5), Florida Administrative Code.

SR.02. Provide sanitation facilities for service students, faculty, staff, and the general public, as required in Rule 6A-2.068, .069, Florida Administrative Code.

SR.03. Correct deficiencies related to safety, health, and sanitation, as identified in Rule 6A-2, Part III, Section B, Florida Administrative Code, and as listed in the annual comprehensive safety inspection report of existing facilities, submitted by the college to the Office of Educational Facilities.

SR.04. Replace defective roofs and roofing membranes, except those of unsatisfactory buildings, described in this survey report as scheduled for demolition or termination, in accordance with Rule 6A-2.0205(8), Florida Administrative Code.

SR.05. Modify facilities, recommended for continued use in this survey report, to comply with the requirements of the Americans with Disabilities Act of 1990, Public Law 101-336, pursuant to the "Florida Americans with Disabilities Accessibility Implementation Act, "Sections 553.501-553.513, Florida Statutes.

SR.06. Replace or purchase additional furnishings and equipment, for facilities recommended for continued use in this survey report, as provided for in Rule 6A-2.0205(5), Florida Administrative Code.

Additional information about this report
may be requested by contacting:

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and Evaluation Section
Office of Educational Facilities
Department of Education
1044 Florida Educational Center
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